CITY COUNCIL MEETING MINUTES
CITY OF SANTA MARIA, CALIFORNIA
AUGUST 2, 2022 - CITY HALL COUNCIL CHAMBERS

CALL TO ORDER
Mayor Patino called the meeting to order at 5:13 p.m.

ROLL CALL:
MEMBERS PRESENT:
Mayor Alice Patino, Councilmember Gloria Soto, and Councilmember Etta Waterfield. Councilmembers Cordero and Escobedo participated in Closed Session via telephone.

STAFF MEMBERS PRESENT:
City Manager Stilwell, City Attorney Watson, Director of Community Development Ng, Chief Deputy City Clerk White, and Deputy City Clerk Cleary (for roll call only).

PUBLIC COMMENT PERIOD
There were no requests to speak.

RECESS - CLOSED SESSION
Mayor Patino recessed to a Closed Session at 5:14 p.m. for Conference with Real Property Negotiator pursuant to Section 54956.8 of the Government Code (2 cases):

1) Property: APN 125-320-050 (0.32 acre at the site north of Bank of America, on the southeast corner of Main and Broadway); Agency negotiator: Jason Stilwell, City Manager; Negotiating parties: City of Santa Maria and Vernon Group; Under negotiation: Price and terms of payment; and

2) Property: APN 125-320-009 (0.07 acre comprising of a 10-foot wide area adjacent to two properties with APNs 125-320-018 and -019, approximately located at the northeast corner of McClelland and Cook Street); Agency negotiator: Jason Stilwell, City Manager; Negotiating parties: City of Santa Maria and Burt & Mark Fugate; Under negotiation: Price and terms of payment.

INVOCATION
Pastor Peter Kang of the St. Peter's Episcopal Church gave the Invocation.

PLEDGE OF ALLEGIANCE
Councilmember Waterfield led the Pledge of Allegiance.

CALL TO ORDER
Mayor Patino reconvened the meeting and called the meeting to order at 5:50 p.m.

ROLL CALL:
Councilmember Cordero (remote), Councilmember Escobedo (remote), Councilmember Soto, Councilmember Waterfield, and Mayor Patino

STAFF MEMBERS PRESENT:
City Manager Jason Stilwell, City Attorney Thomas Watson, Principal Civil Engineer David Beas, Planning Division Manager Dana Eady, Assistant City Manager Andrew Hackleman, Interim Library Director Dawn Jackson, Chief Human Resources Officer Linda Le, Chief Information Officer Jeffrey Marecic, Director of Community Development Chuen Ng, Accounting Manager Rico Pardo, Director of Recreation & Parks Alex Posada, Director of Utilities Shad Springer, Fire Chief Todd Tuggle, Assistant City Attorney Heather Whitham, Chief Deputy City Clerk Rhonda White, and Deputy City Clerk Beth Cleary

CLOSED SESSION REPORT: CITY ATTORNEY
City Attorney Watson announced that with respect to Items 1 and 2, direction was provided to staff on terms and conditions.

1 PROCLAMATIONS

A. Councilmember Waterfield presented a Proclamation recognizing the evening of August 2, 2022, as "National Night Out" in the City of Santa Maria, and encouraging all residents and businesses to attend the festivities at Rotary Centennial Park. Santa Maria Police Sergeant Woody Vega accepted the Proclamation.

2 PUBLIC COMMENT PERIOD
Gary Hall commented that he is looking forward to meetings with staff to help alleviate issues with rent control at Mobile Home Parks.

3 CONSENT CALENDAR

Consent Calendar Items 3A-3H were approved as presented, including the adoption of Resolution Nos. 2022-79, 2022-80, and 2022-81. The recorded vote appears with each item below.

A. Waive the reading in full of all Ordinances and Resolutions. Ordinances on the Consent Agenda will be adopted by the same vote cast at the first meeting, unless City Council indicates otherwise.

Action: Readings were waived.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. 5-0.

B. Approve the Minutes of the regular City Council meeting of July 19, 2022.

Action: Minutes approved as submitted.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. 5-0.

C. Designate (by way of Minute order) Mayor Alice Patino as the voting delegate and City Manager Jason Stilwell as the alternate for the League of California Cities Annual Conference.

Action: Mayor Patino was appointed as voting delegate, and City Manager Stilwell was appointed as the alternate voting delegate for the annual League Conference.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. 5-0.

D. Adopt a Resolution establishing eight (8) new classifications (Customer Service Technician, Transit Planner, Automotive Service Writer, Heavy Equipment Mechanic, Recreation Activity Specialist, Housing & Community Services Technician, Share Point Developer, Police Cadet) and corresponding job specifications resulting from the budget adoption for Fiscal Years 2022-23 and 2023-24; and adopting a comprehensive Salary Schematic Schedule for all full-time and part-time employees in accordance with CalPERS guidelines.

Action: Classifications were approved and the Salary Schematic was approved.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. Adopted as Resolution No. 2022-79. 5-0.

E. Payment of Warrants. Ordered ratified subject to having been certified as being in conformity with the budget and having been approved for payment by the Director of Finance.

Action: Warrants ratified.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. 5-0.

F. Payment of Payroll. Ordered ratified subject to having been certified by the proper Department Directors, as shown on records on file in the Department of Finance, and having been approved for payment by the Director of Finance.

Action: Payroll ratified.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. 5-0.

G. Adopt a Resolution granting a right-of-way easement for an extension of an existing Cat Canyon Resources (CCR) pipeline to their Fletcher injection well located in Los Flores Ranch Park.

Action: Easement Agreement approved with Cat Canyon Resources.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. Adopted as Resolution No. 2022-80. 5-0.

H. Adopt a Resolution approving a Notice of Intent with the Central Coast Regional Water Quality Control Board for enrollment under the General Permit (Waste Discharge Requirements Order No. R3-2020-0020) for the Wastewater Treatment Plant.

Action: Notice of Intent to enroll under the General Permit (Wastewater Treatment Plant) was approved.
Moved by Councilmember Waterfield, seconded by Councilmember Soto.
Motion carried. Adopted as Resolution No. 2022-81. 5-0.

4 PUBLIC HEARING

A. **APPEAL - PLANNING COMMISSION DENIAL OF A CONDITIONAL USE PERMIT FOR COMPOSITE PLASTIC SYSTEMS CELLULAR TOWER CONCEALMENT PRODUCTION FACILITY AT 701 ARCTIC AVENUE.** The City Council considered an appeal of the Planning Commission's decision to deny a Conditional Use Permit (U2021-0004) for Composite Plastic Systems, Inc., to legally establish an existing cellular tower concealment production facility in an 8,000-square-foot portion of an existing 12,000-square-foot building with three screened outdoor storage areas (14,800-square-feet area) on a 4.9-acre parcel in the Railroad District of the

Downtown Specific Plan. Planning Division Manager Eady gave the presentation as detailed in the Council Agenda Report.

On April 6, 2022, the Planning Commission, by Resolution No. 2809, denied Conditional Use Permit U2021-0004 voting 4-0-0 (Absent: Commissioner Seifert).

Appellant comments
Michael Conley and Rienk Ayers spoke about the history of the location and their business.

Public Hearing
There were no written communications.

Mayor Patino opened the public hearing and, having no requests to speak, immediately closed it at 6:40 p.m.

Action: Adopt a Resolution to deny the appeal and affirm the decision made by the Planning Commission to deny a Conditional Use Permit (U2021-0004) for Composite Plastic Systems, Inc., to permit an existing cellular tower concealment production facility at 701 Arctic Avenue.
Moved by Councilmember Waterfield, seconded by Councilmember Cordero. Motion carried. Adopted as Resolution No. 2022-82. 3-2. Noes: Councilmember Escobedo and Councilmember Soto.

REPORT BY CITY MANAGER
City Manager Stilwell reported that the next regular City Council meeting would be August 16, 2022. Items on the agenda would include a retirement resolution for Alan Sutterfield; an Award of Bid for the Annual Surface Seal Street Maintenance; a Development Agreement for a portion of the Downtown Redevelopment Project with the Vernon Group; and the 4th Quarter Financial Report. He also reported the September 6th City Council Meeting may be cancelled.

ORAL REPORTS OF COUNCILMEMBERS AND OFFICERS (INCLUDING AB1234 REPORTS)
Councilmembers Cordero, Escobedo, Soto, and Waterfield had no reportable AB1234 meetings.

Mayor Patino reported she attended the Quarterly Schools Meeting; the SBCAG Monthly Board Meeting; and a Cities-Counties Joint Affordable Housing Task Force Group Meeting.

ADJOURNMENT
There being no further business before the City Council, Mayor Patino declared the City Council meeting adjourned at 6:49 p.m.

Approved at a regular meeting on August 16, 2022.

Rhonda M. White, CMC
Chief Deputy City Clerk and ex officio Clerk of the City Council

ATTEST:

8/19/2022

Rhonda M. White, CMC
Chief Deputy City Clerk

Alice M. Patino
Mayor of the City of Santa Maria